

H. J. DELOACH and wife,
GENEVA DELOACH
Grantors

TO

WILLIAM R. ASHMORE and wife,
DEBORAH W. ASHMORE
Grantees

STATE MS.-DESOTO CO. *20*

MAR 10 10 16 AM '93

WARRANTY DEED

RECORDED 3-15-93
DEED BOOK 235
PAGE 149
W.E. DAVIS CH. CLK.

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good, legal, sufficient, and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, We, the undersigned grantors, do hereby SELL, CONVEY, AND WARRANT unto WILLIAM R. ASHMORE and wife, DEBORAH W. ASHMORE, as tenants by the entirety with full rights of survivorship and not as tenants in common, the following described real property, together with all appurtenances and improvements located thereon, said real property being located in the County of DeSoto, State of Mississippi, and being more particularly described as follows to wit:

Lot 425, Section C, Lake Forest Subdivision, in Section 25, Township 1 South, Range 9 West, DeSoto County, Mississippi, as per plat thereof of record in Plat Book 12, Pages 5-7, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Further consideration of the above described property is the assumption by Grantee of that certain Deed of Trust executed by David L. Smith, et ux, in favor of National Mortgage Company, dated April 27, 1988, and recorded in Trust Deed Book 435, page 1033, which was further assumed by H. J. DELOACH, et ux, by Warranty Deed dated March 11, 1992 and recorded in Deed Book 243, Page 374, in the office of the Chancery Clerk of DeSoto County, Mississippi, which secures an indebtedness in the current principal amount of sixty one thousand seven hundred thirty eight dollars and sixty three cents (\$61,738.63).

Grantors hereby authorize the transfer of this loan from their name into Grantees' name and Grantors hereby set over and assign unto Grantees, without charge, all escrow funds now held by National Mortgage Company in connection with loan made by same on the above described property.

This conveyance is subject to the subdivision and any zoning regulations in effect for the County of DeSoto, rights of way and easement for public roads and public utilities and further subject to all applicable building restrictions and restrictive covenants and easements of record.

It is understood and agreed that the taxes for the year 1993 are to be paid by the Grantees. Possession is to be given on or before April 1, 1993.

WITNESS the signature of the Grantors this the 8th day of March, 1993.

H. J. DeLoach
H. J. DELOACH, Grantor

Geneva DeLoach
GENEVA DELOACH

STATE OF MISSISSIPPI)
COUNTY OF DESOTO)

PERSONALLY appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named H. J. DELOACH and wife, GENEVA DELOACH, who acknowledged that they signed and delivered the foregoing instrument on the day and year therein mentioned.

GIVEN UNDER MY HAND AND SEAL of office this the 8th day of March, 1993.

My Commission Expires: March 18, 1996

Sherry T. Davis
SHERRI T. DAVIS, Notary Public

Grantors' Address:
802 S. Division
Blytheville, AR 72315

(H) (601) 781-9281 (W) (501) 762-2372
SS# (His) 429-54-7824 (Hers) 62-75-3004

PREPARED BY THE OFFICE OF:

LABOVITZ & GOELDNER, ATTORNEYS AT LAW

915 FERNCLIFF COVE, SUITE 1B, SOUTHAVEN, MISSISSIPPI 38671
(601) 342-0361

Grantee's Address:
6914 Slash Pine Drive
Walls, MS 38680

(H) (601) 393-7657 (W) (601) 342-2289
SS# (His) 587-82-4452 (Hers) 437-04-6927